

IT IS HEREBY ADJUDGED
and DECREED this is SO
ORDERED.

The party obtaining this order is responsible for
noticing it pursuant to Local Rule 9022-1.

Dated: May 12, 2011



1 **TIFFANY & BOSCO**
2 **P.A.**
3 **2525 EAST CAMELBACK ROAD**
4 **SUITE 300**
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8
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10 11-10380

11 **IN THE UNITED STATES BANKRUPTCY COURT**
12 **FOR THE DISTRICT OF ARIZONA**

13 IN RE:

14 No. 2:11-bk-09732-RJH

15 Manuelita Chavez
16 Debtor.

Chapter 7

17 Wells Fargo Bank, N.A.
18 Movant,
19 vs.

ORDER

20 Manuelita Chavez, Debtor, David A. Birdsell,
21 Trustee.

(Related to Docket #18)

22 Respondents.

23 Movant's Motion for Relief from the Automatic Stay and Notice along with the form of proposed
24 Order Lifting Stay, having been duly served upon Respondents, Respondents' counsel and Trustee, if any,
and no objection having been received, and good cause appearing therefor,

25 IT IS HEREBY ORDERED that all stays and injunctions, including the automatic stays imposed

1 by U.S. Bankruptcy Code 362(a) are hereby vacated as to Movant with respect to that certain real
2 property which is the subject of a Deed of Trust dated March 10, 2006 and recorded in the office of the
3 Horry County Recorder wherein Wells Fargo Bank, N.A. is the current beneficiary and Manuelita Chavez
4 has an interest in, further described as:

5 ALL AND SINGULAR, all that certain picce, parcel or lot or land, together with improvements
6 thereon, lying and being situate in Myrtle Beach, Horry County, South Carolina, being further
7 described as Lot 210 or Phase 2-B, Palmetto Glen Subdivision, being more particularly shown
8 and described on a "Final Plat of Palmetto Glen P.U.D., Phase 2-B" made by Culler Land
9 Surveying Co., Inc., dated April 2, 2004 and recorded May 27, 2004 in Plat Book 197 at Page
10 183, Office of the Register of Deeds for Horry County, South Carolina, reference to which is
11 craved hereto as forming a part and parcel hereto

12 THIS CONVEYANCE is made subject to all easements and restrictions of record including the
13 Declaration or Covenants, Restrictions and Easements for Palmetto Glen recorded August 10,
14 1999 in Deed Book 2175 at Page 72, as amended, and to that Master Declaration of Covenants,
15 Conditions and Restrictions for Palmetto Pointe recorded August 22, 1997 in Deed Book 1967 at
16 Page 788, aforesaid records. Also, subject to Sixth Amendment or Declaration of Covenants,
17 Restrictions and Easements for Palmetto Glen recorded December 7, 2005 in Deed Book 3019 at
18 Page 0272 in the Office or the Register or Deeds for Horry County, South Carolina.

19 Being the same lands and premises as were conveyed to Barry J. Levitch and Manuelita Chavez
20 by Deed from Centex Homes, a Nevada General Partnership dated March 15-, 2006 and
21 recorded in Deed Book 3003 at Page 987 of the public records of Horry County,
22 South Carolina.

23 IT IS FURTHER ORDERED that Movant may contact the Debtor(s) by telephone or written
24 correspondence regarding a potential Forbearance Agreement, Loan Modification, Refinance
25 Agreement, or other Loan Workout/Loss Mitigation Agreement, and may enter into such agreement
26 with Debtors. However, Movant may not enforce, or threaten to enforce, any personal liability against
Debtors if Debtors' personal liability is discharged in this bankruptcy case.

27 IT IS FURTHER ORDERED that this Order shall remain in effect in any bankruptcy chapter
28 to which the Debtor may convert.